

**STATE OF MICHIGAN**  
**DEPARTMENT OF LABOR & ECONOMIC GROWTH**  
**BEFORE THE STATE BOUNDARY COMMISSION**

**In the matter of:**

**Boundary Commission**  
**Docket #06-I-3**

**The proposed incorporation of the  
Village of Oxford as a Home Rule City,  
Oakland County**

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**SUMMARY OF PROCEEDINGS,  
FINDINGS OF FACT AND CONCLUSIONS OF LAW**

**SUMMARY OF PROCEEDINGS**

1. On October 6, 2006, a petition designated as Docket #06-I-3 was filed with the State Boundary Commission requesting the incorporation of the Village of Oxford as a home rule city. The legal description of the area proposed for incorporation is described in Attachment A.
2. On January 18, 2007, at an adjudicative meeting, the State Boundary Commission determined the petition to be legally sufficient.
3. On May 3, 2007, the State Boundary Commission held a public hearing in the Village of Oxford to receive testimony.
4. On December 13, 2007, at an adjudicative meeting, State Commissioners VerBurg and Priebe, and Local Commissioner Gleisner unanimously voted to recommend that the Director of the Department of Labor & Economic Growth sign an Order to approve the petition proposing incorporation, and that commission staff prepare a draft Summary of Proceedings, Findings of Fact, Conclusions of Law, and Order.
5. On February 21, 2008, at an adjudicative meeting, the Commission voted unanimously to adopt this Summary of Proceedings, Findings of Fact and Conclusions of Law, and also that the Order be transmitted to the Director of the Department of Labor & Economic Growth for signature to allow the incorporation proceedings to continue.

### INFORMATION FROM THE RECORD

1. The population of the Village is 3,540 (2000 federal decennial census).  
The population of Oxford Township is 16,025.  
The population of the Village increased by approximately 17.3% from 1990 to 2000.
2. Considering itself a full service municipality, the Village is looking to become a full service city with its own charter.
3. If incorporated, the Village would not be required to subsidize overlapping services with the Oxford Township. Also, incorporation as a city will not affect the Village's interest to cooperate and share services with the Township.
4. Village residents pay the following millages:
  - Township-levied:
 

.9500	Township Operating
1.5000	Fire/EMS
1.0000	ALS
0.8800	Fire Debt (expires December 2014)
0.6764 and 0.7218	Library
0.4100	Library Debt (expires May 2016)
<u>0.8538</u>	Parks and Recreation (expires December 2009)
6.9920	Total
  - Village (unit):
 

11.1200	General Operating
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  - Total millage paid by Village residents:  
18.1120
5. The Village of Oxford provides the following services to its residents:
  - Police Department
    - Officers: 5 full-time / 4 part time
    - Dispatchers: 3 full-time / 6 part-time
  - Department of Public Works  
(maintenance for streets, water, sewer, parks, and buildings)
  - Public Water  
(water is also provided to a few areas *[or residents?]* of the Township)
  - Sanitary Sewer:  
(provided to Village through Oakland County Drain Commission and the Detroit Water and Sewer Dept.)
  - Downtown Development Authority
  - Master Plan and Zoning Ordinance

6. If the Village is incorporated as a city, the following services shall be provided:
  - Elections
  - Assessing (currently conducted by the County of Oakland)
  - School tax collection
7. The Village estimates a cost of approximately \$25,000 for assessing services by either:
  - a) hiring own part-time assessor.
  - b) continuing to have the County provide this service.
8. Village taxpayers would realize a tax reduction of \$125,000 (on the .95 mills only) that is currently being paid to the Township of Oxford.
9. As a result of area growth in population, business, and technology, the Village Council was able to reduce the tax rate by 1.5 mills (12%) in 2006.
10. Of the three cemeteries currently in the Township, one is located in the Village of Oxford. If incorporated, it will become the responsibility of the proposed city.
11. A fiduciary fund (Cemetery Maintenance Fund) provides for the perpetual care of the cemeteries. Based upon the asset and liability distribution prescribed by state statute, a prorated share of that perpetual maintenance fund would flow to the new city based upon the obligation for the cemetery.
12. In the 7-day rebuttal material, the Village attorney reiterated the "strong support" of the petitioner, the Village of Oxford, and the citizens of the Village to have an opportunity to vote on the proposed incorporation.
13. The Township provides the following services:
  - Fire protection (main fire station is located within Village limits)  
(In January 2006, the Oakland County Circuit Court ordered dissolution of a joint Township-Village fire authority, which was a longstanding intergovernmental agreement. Final dissolution of assets is pending with a court-appointed arbitrator.)
  - Assessing
  - Elections (the cost of village elections are paid by the Village)
  - Collection of school taxes
  - Public Water  
(The water treatment plan is owned by Oxford Township and the Oakland County Drain Commission. The Township and County are currently under an MDEQ administrative consent order for violation of the arsenic limit.)
  - Sanitary Sewer
  - Parks and Recreation
  - Library
  - Land Use plan

14. The Township is interested in cooperation and coordination of services rather than division and separation.
15. In the Commission's questionnaire, the Township stated that they have no formal position on the proposed incorporation, and that the future of the Village will be determined by its own residents.
16. The Real and Personal 2006 SEV is:

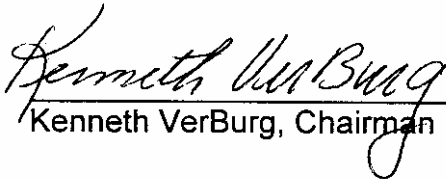
Village of Oxford:	\$ 184,778,140
Township of Oxford:	\$1,081,598,010

### **THE COMMISSION FINDS THAT**

1. Population, population density, land area, land uses, assessed valuation, topography, and natural boundaries do not preclude the area described in Attachment A from incorporation as a home rule city.
2. The past and probable future growth, including population increase, and business, commercial, industrial, and recreational development in the area do not preclude the area described in Attachment A from incorporation as a home rule city.
3. Comparative data from the municipalities within the surrounding area does not preclude the area as described in Attachment A from incorporation as a home rule city.
4. The need for organized community services, the present cost and adequacy of government services, the probable future need for services, and the practicability of supplying such services do not preclude the area as described in Attachment A from incorporation as a home rule city.
5. The probable effect on the cost and adequacy of services in the area proposed for incorporation as described in Attachment A, do not preclude the subject area from incorporation as a home rule city.
6. The financial ability to maintain urban services, the general effect upon the entire community, and the relationship of the proposed incorporation upon established village, township, county, and regional land use plans do not preclude the area described in Attachment A from incorporation as a home rule city.
7. The proposed incorporation will not have a deleterious effect on the broader community.

**CONCLUSIONS OF LAW**

The consideration of the criteria stipulated under Section 9 of 1968 PA 191, and the testimony and information contained within the record of this docket, supports the unanimous recommendation of the State Boundary Commission that the Director of the Department of Labor & Economic Growth sign the attached Order to allow the proposed incorporation proceedings to continue.

  
Kenneth VerBurg, Chairman

February 21, 2008

**STATE OF MICHIGAN**  
**DEPARTMENT OF LABOR & ECONOMIC GROWTH**  
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**ORDER**

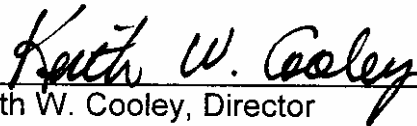
**IT IS ORDERED THAT** these Summary of Proceedings, Findings of Fact, Conclusions of Law, and Order to approve the petition proposing the incorporation of the Village of Oxford as a home rule city, as described in Attachment A, shall be effective 45 days after the date signed below by the Director of the Department of Labor & Economic Growth, unless a valid petition for a referendum is filed with the State Boundary Commission in Lansing within the forty-five day period following the date of this Order.

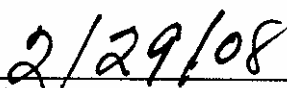
**IT IS ORDERED THAT** if a valid petition is filed with the State Boundary Commission within the 45-day period following the date signed below, the Order for a referendum election on the question of incorporation shall include a new effective date for the Order, which shall be at least 10 days later than the date of the referendum election.

**IT IS ORDERED THAT** if a referendum election is held, with the majority of voters in the affected territory voting in the negative on the question of whether to continue the incorporation proceedings, this Order to approve the petition for the proposed incorporation shall be null and void, and the proceedings for the proposed incorporation terminated.

**IT IS ORDERED THAT** if a majority of the voters in the affected territory vote in the affirmative on the referendum question, the new Order shall become final on the date specified, and copies of the new Order shall be transmitted to the petitioner, the Secretary of State, and to the clerks of the Village of Oxford, the Township of Oxford, and the County of Oakland.

**IT IS FURTHER ORDERED THAT** the State Boundary Commission shall transmit a copy of this Order and the Summary of Proceedings, Findings of Fact and Conclusions of Law to the petitioner, and to the clerks of the Village of Oxford, the Township of Oxford, and the County of Oakland.

  
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Keith W. Cooley, Director  
Michigan Department of Labor & Economic Growth

  
\_\_\_\_\_  
Date

# ATTACHMENT A

Part of Section 21, 22, 23, 26, 27, T5N, R10E, Oakland County, Michigan described as follows:

Beginning at the N.W. corner of Section 27; thence West 33 feet to the west line of Oxford Cemetery; thence North 653 feet more or less to the NW corner of said cemetery; thence East 1039.50 feet to a point on the westerly line of "Moyers Addition A" (Liber 5, Page 28); thence North along the Westerly line of "Moyers Addition A" to the North line of the S1/2 of the S1/2 of Section 22; thence East along said line to the East line of said Section 22; thence East 660 feet; thence Southerly to the E and W1/4 line of Section 26; thence Westerly along the E and W1/4 line of Section 26 and part of 27 to a point in the W1/2 of the NW1/4 of Section 27, said point being the intersection of the Westerly limits of "Dennison Division" (Liber 2, Page 46) extended Southerly; thence Northerly along said line to the North line of Section 27; thence Westerly along the said section line to the P.O.B. and also;

A parcel of land annexed to the Village of Oxford and filed with the Secretary of State March 17, 1958 (L.A. 1958 P. 407) described as follows:

Land in the Township of Oxford, Oakland County, Michigan, described as: Commencing at the northeast corner of Section 26; thence North to the center line of Lakeville Road, said Lakeville Road located in the South quarter of Section 23; thence West along the center line at said Lakeville Road to a point due North of a point on the South line of Section 23 distant South 88°13'30" West 1286.16 feet from the South quarter corner of Section 23; thence South to the section line; thence West on the South line of Section 23 to the East line of Assessor's Plat No. 7, Village of Oxford, Oakland County, Michigan, according to the plat thereof recorded in Liber 44 of Plats, Page 31, said East line of Assessor's Plat No. 7 being also the East line of the Village of Oxford as located on March 17, 1958; thence South along the East line of said Assessor's Plat No. 7 to the Southeast corner of said Assessor's Plat No. 7; thence East along the South line of the North 1/2 of Section 26 to the West line of the Michigan Central Railroad right of way; thence Southerly along the Westerly line of said Michigan Central Railroad right of way to the center line of Drahner Road being the South line of Section 26; thence East along the center line of Drahner Road to the South quarter corner of Section 26; thence North along the North and South quarter line of Section 26 to a point distance South 1°53'45" West 1433.50 feet from the center of said Section 26; thence North 87°44'20" East 1412.14 feet; thence North 2°33' East 771.20 feet to a point in the Northerly line of Mud Lake, as located on March 17, 1958, lying in the Northeast quarter of the Southeast quarter of Section 26; thence Easterly along the Northerly line of said Mud Lake to the East line of Section 26; thence North along said East line of Section 26 to the point of beginning. Consisting of 1.3 square miles.